

# Retirement Living

South Hayling Court

Housing 21  
Retirement Living





“There are lots of activities, including a games afternoon, I can take part in if I want to and our Local Housing Manager is very supportive.”

“Every Friday, we come together in the communal space to exercise. We’re a multi-cultural community so we start by greeting each other in our native language then we do some breathing exercises followed by Tai Chi. Everyone puts 50p in a jar to participate and then we give that money to a charity.”

Zohra, Retirement Living resident

Scan QR code to  
read Zohra’s Story



SCAN ME

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# Welcome to South Hayling Court

Welcome to South Hayling Court, the latest development by Housing 21, a leading not for profit provider of Retirement Living and Extra Care properties with over 60 years' experience.

Set in Hayling Island, in the borough of Havant and situated just 0.6 miles from Hayling Island Beach, South Hayling Court is a Retirement Living development comprising 39 one- and two-bedroom apartments.

As well as enjoying the privacy of your own stylish home, you will also have the choice to enjoy the facilities at South Hayling Court. This includes a communal lounge, buggy store, and landscaped gardens. Pets are very welcome to move in with you too!

The scheme has many amenities nearby with a Co-Op, vets, medical practice, and library all within walking distance. There is also good transport links; a range of bus stops are just a short walk away offering routes to Eastoke and Havant. The nearest train station, Havant, is just over five miles away.



## About the scheme

South Hayling Court is a Retirement Living scheme, meaning you continue to live independently in your new home but within a community setting. A key element of our service is the on-site Local Housing Manager who is there to ensure day to day life at South Hayling Court runs smoothly. They are also on-hand to help with organising any necessary repair work with tradespeople, allowing you to spend more time doing things that you enjoy.

## Is this for me?

Retirement Living is for anyone over the age of 55. You may be looking to downsize or want to live within a safe and secure environment.

Some of the most common reasons people choose to live with us are:



Wanting to be nearer to family



Looking to downsize



Feeling isolated or lonely in your current home







# About your new home

When you choose your apartment, you can be assured all our homes have been built to high quality standards, designed to meet your needs both now and in the future.

In addition to fully carpeted living areas, this includes:



Quality fitted kitchens with ceramic hob, extractor and integrated mid-height oven for ease of access



Slip resistant vinyl flooring in the bathroom



Mixer taps and raised power points



Bathroom with standing shower



CCTV door viewer

# Your home, your way

## Renting an apartment

We have 19 one-bedroom and 8 two-bedroom apartments available to rent. You will need to be over the age of 55. South Hayling Court will initially be let through the Local Authority via Hampshire Home Choice. Havant Borough Council have their own letting criteria which includes the need for a local connection to the borough of Havant.

## Buying an apartment through shared ownership

We have 12 two-bedroom apartments available to purchase through shared ownership.

Scan the QR code below to complete an application form on our website.



Apply here

# Other charges and considerations

All our properties must be occupied by the applicant and cannot be sublet or rented to others.

In addition to any rental charges, all our properties may be subject to pay the following:



**24/7 support charge:** this covers the cost of the Housing Manager and ongoing costs for the emergency call system that are not covered by Housing Benefit.



**Service charge:** this pays for maintaining shared spaces and estate management. Our service charge is eligible for Housing Benefit. You will also be required to pay for your own utility bills (electric and water), TV licence, Wi-Fi and council tax and we recommend taking out contents insurance.



# Your new neighbours

At a Retirement Living scheme you will find that, although all our residents are over the age of 55, their lifestyles will vary. Some may still be working; others may be retired.

Some people will live alone; others will be couples. However, something that everyone has in common is the decision to move to a new home that will suit their needs not just now, but for many years to come.

Why not scan the QR Code below to read through our Resident Handbook and find out more



SCAN ME

# About us

Housing 21 is a leading not for profit provider of Retirement Living and Extra Care for people over the age of 55. We operate in 215 local authority areas across England, managing over 24,000 Retirement Living and Extra Care properties and providing over 49,000 hours of social care each week.

Our roots lie with the Royal British Legion (RBL), which in 1921 began to house disabled ex-servicemen and widows and, later, older ex-servicemen and women. In 1964, we became a recognised housing association before separating from the Royal British Legion in 1992 to become Housing 21. Find out more by visiting: [www.housing21.org.uk](http://www.housing21.org.uk)



# Our apartments

Our one- and two-bedroom apartments are available for shared ownership and rent. Whilst each apartment may vary slightly depending upon its location, all will feature the following:

- One or two-bedrooms
- Kitchen diner and living room
- Bathroom with shower
- Built-in storage

Examples of typical floor plans are shown here:



## Apartment type two:



**Kitchen:** 2790mm x 2790mm  
**Living/Dining Room:** 5380mm x 3030mm  
**Bedroom 1 (max.):** 3893mm x 3575mm  
**Bedroom 2:** 3529mm x 2150mm  
**Shower Room:** 2455mm x 2200mm  
**Hall (max.):** 3507mm x 1850mm

## Apartment type three:



**Kitchen:** 3579mm x 1919mm  
**Living/Dining Room:** 4482 mm x 3509mm  
**Bedroom 1 (max.):** 3900mm x 3370mm  
**Bedroom 2:** 3364mm x 2515mm  
**Shower Room:** 2455mm x 2200mm  
**Hall (max.):** 5427mm x 3938mm

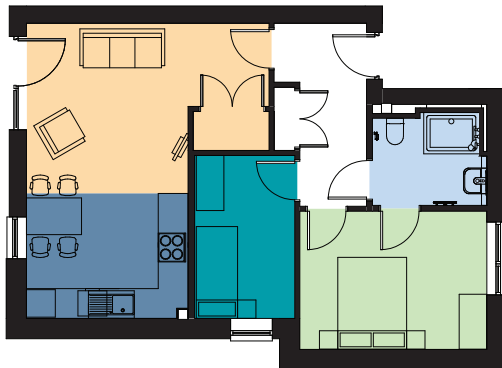


### Apartment type four:



**Kitchen:** 3630mm x 3400mm  
**Living/Dining Room:** 4768 mm x 3627mm  
**Bedroom 1 (max.):** 5840mm x 2753mm  
**Bedroom 2:** 3788mm x 2150mm  
**Shower Room:** 2455mm x 2200mm  
**Hall (max.):** 3623mm x 2465mm

### Apartment type five:



**Kitchen:** 3525mm x 2725mm  
**Living/Dining Room:** 5290 mm x 3715mm  
**Bedroom 1 (max.):** 4077mm x 3012mm  
**Bedroom 2:** 3552mm x 2183mm  
**Shower Room:** 2455mm x 2200mm  
**Hall (max.):** 3993mm x 2017mm

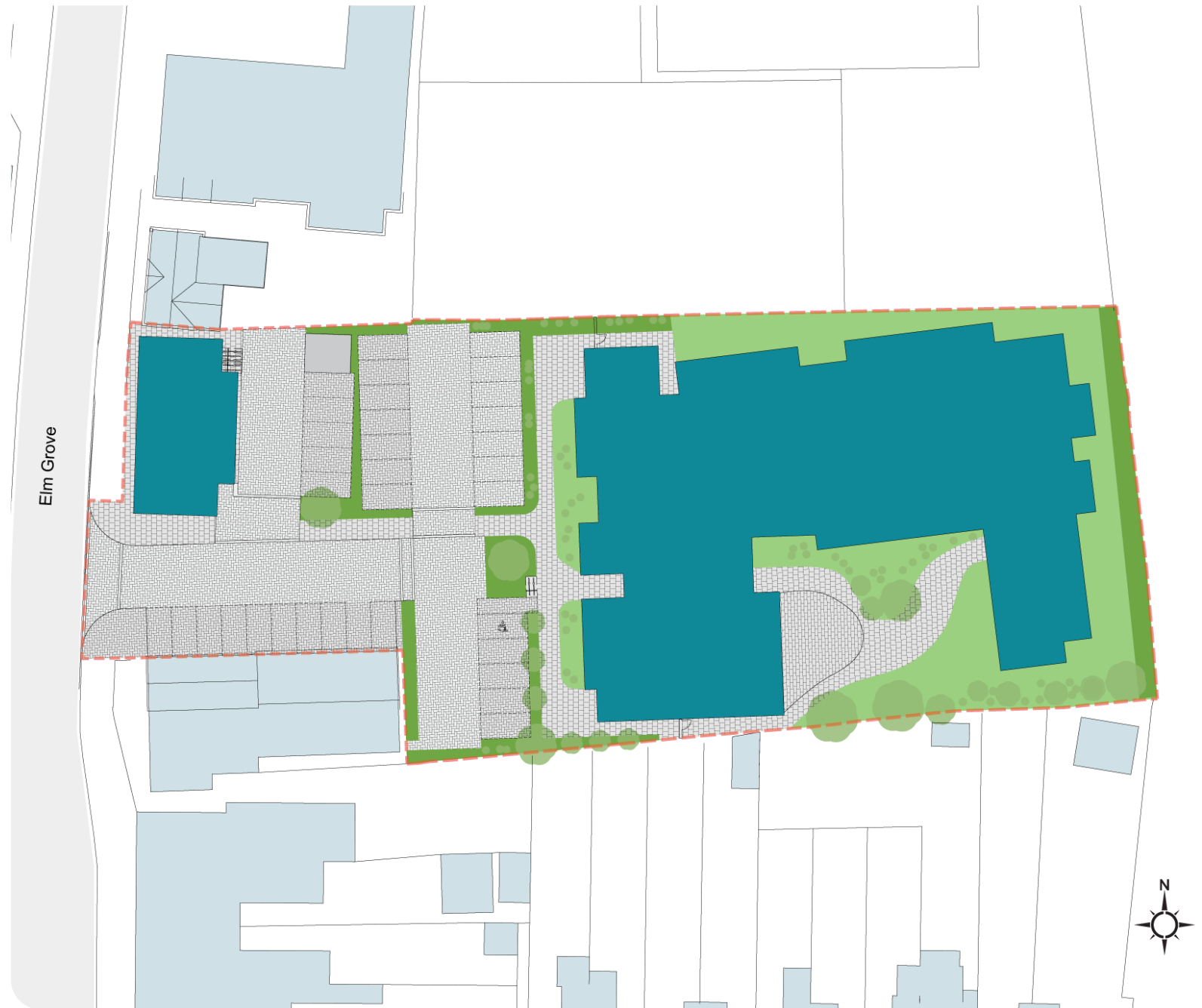
### CGI of communal lounge



# Site plan

All properties at South Hayling Court are accessed via Elm Grove.

This is where you will also find our communal areas, including our lounge and garden. There are 19 unallocated car parking spaces which residents can use, these will be available on a 'first come first serve' basis.





# Ground floor



# First floor





# Second floor



## Next steps

If you are interested in living with us, please scan the QR code below to complete an application form on our website. Here, you can also find out more information about the rental and purchase process to help you make a more informed decision.

Alternatively, please contact our team to find out more:

Call 0238 168 1619  
(Monday – Friday 9am – 5pm)  
Email [info.southhaylingcourt@housing21.org.uk](mailto:info.southhaylingcourt@housing21.org.uk)

For further information on the Right to Rent, scan the QR code below. Please note that four weeks' rent is due in advance when signing the tenancy agreement. However, in exceptional circumstances, this amount may be reduced.



Information on  
Right to Rent



Apply here

## Sustainable living

Housing 21 recognises the challenge of providing quality homes with care or support for older people and how this has been intensified by an increase in the cost of living and the updated energy price cap. As such, we feel more strongly than ever that we have a commitment to our residents to provide homes that are both sustainable and shaped by their needs.

All of Housing 21's new homes have been designed to meet our updated 'low-carbon specification', to exceed current building regulations where possible; taking a fabric-first approach and putting it in line with the Future Homes Standard and 2050 net-zero targets.

To further highlight this, 99 percent of our existing properties are rated at least Energy Performance Certificate (EPC) C and 30 percent are at least EPC B. Each apartment at South Hayling Court will be served by individual electric boilers and meters.

Find out more about our approaches to sustainable living on our website by reading our range of new development case studies <https://www.housing21.org.uk/corporate/work-with-us/development-case-studies/>



“I’m 88 now, I’m not getting any younger which is why it is important that I love where I live.”



“There is a good sense of community spirit, and everyone is welcoming. I love it here and I’m sure you will too.”

Alex, Retirement Living resident



Scan QR code  
to read more of  
Alex's story



To arrange a viewing or find out more please contact our team:

-  0238 168 1619
-  [info.southhaylingcourt@housing21.org.uk](mailto:info.southhaylingcourt@housing21.org.uk)
-  Monday - Friday, 9am - 5pm. Calls charged at local rate
-  South Hayling Court, Hayling Island, Hampshire, PO11 9EH

Please note that photographs used are for illustration purposes only and some may show typical Housing 21 schemes.

This brochure can be provided in a different format, such as large print, Braille or another language. Please contact: [communications@housing21.org.uk](mailto:communications@housing21.org.uk)

South Hayling Court was developed in partnership with Havant Borough Council and Homes England.

**Havant**  
BOROUGH COUNCIL



Homes  
England



Follow South Hayling  
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**Housing**   
Retirement Living

